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HYDE PARK

POPULATION & HOUSING PROFILE

U.S. CENSUS STF1, 1990

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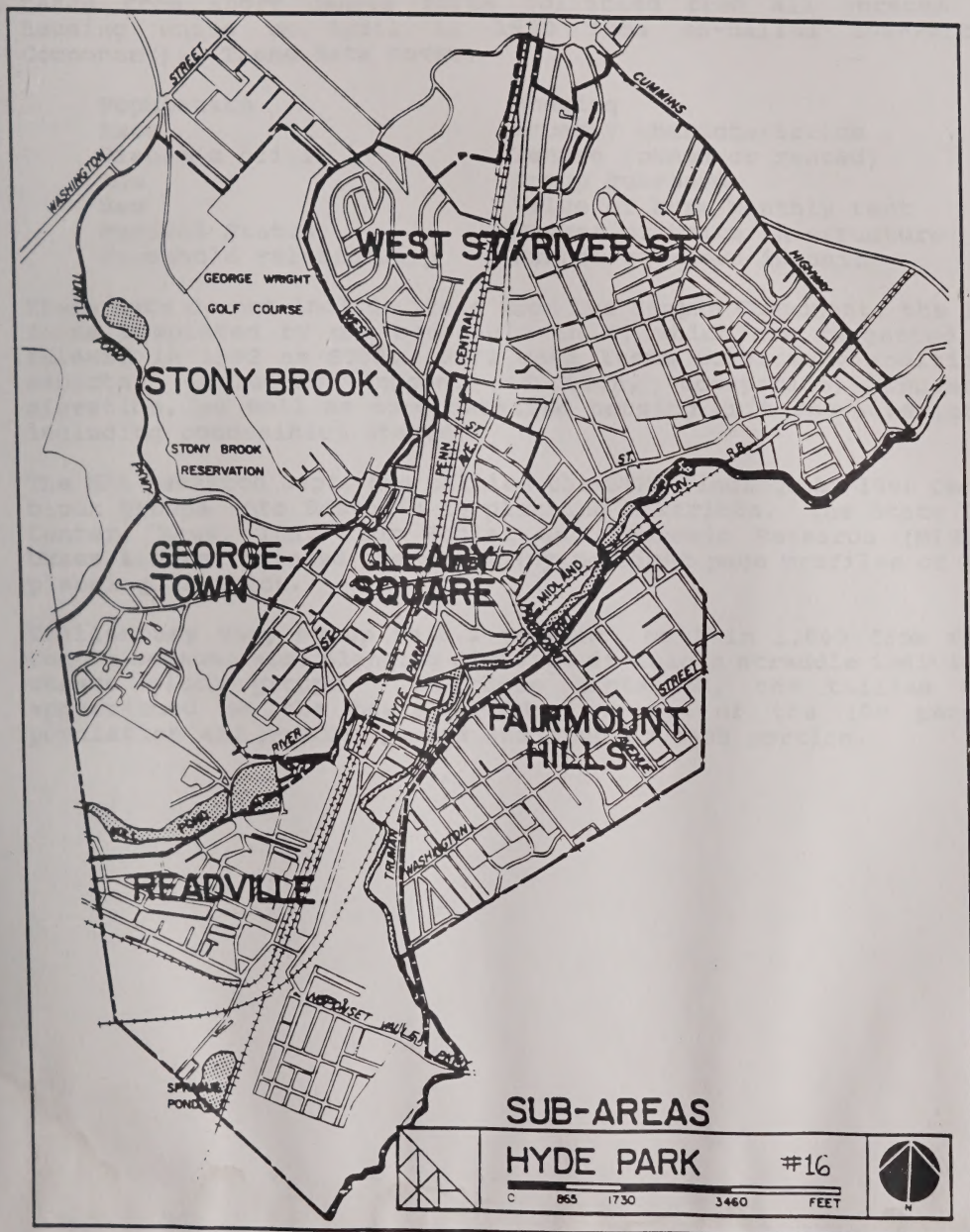
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Rolf Goetze
Mark R. Johnsonwith the assistance of:
Bizhan Azad, Rhonda Bolling & Greg PerkinsBoston Redevelopment Authority
Policy Development & Research DepartmentAssisted by State Data Center
Massachusetts Institute for
Social and Economic Research
University of Massachusetts/Amherst

November 1, 1991

City of Boston
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STF1 Explanatory Note

The 1990 U.S. Census has released STF1 (Summary Tape File 1) data taken from short census forms collected from all persons and housing units on April 1, 1990 (the so-called 100-Percent Component). These data cover:

Population

Race
Hispanic origin
Age
Sex
Marital Status
Household relationship

Housing

Vacancy characteristics
Tenure (owned or rented)
Group quarters
Value of home/Monthly rent
Number of units in structure
Number of rooms in unit

These data do not include items from the Sample Component, the long forms completed by one household in 6, which are targetted for release in 1992 as STF3. STF3 data items cover many additional aspects, including income, education, occupation, ancestry, migration, as well as more detailed housing unit characteristics including condominium status.

The BRA Research Dept. has tallied the STF1 findings by 1990 Census block groups into Boston's 16 planning districts. The State Data Center, Mass. Inst. for Social and Economic Research (MISER), UMass/Amherst printed the accompanying eight page profiles of each planning district.

Tallies may vary by up to 0.2 percent, or 2 in 1,000 from final counts because some planning district divisions straddle individual census block groups. In these instances, the tallies were apportioned on the basis of the average of the 100 percent population and housing counts assigned to each portion.

Profile 2 - Persons By Age, Race, Sex And Hispanic Origin
1990 Census of Population and Housing, Summary Tape File 1
Area Type: Planning District

REPORT #91-14
Area Name: Hyde Park
State: MA

[illegible]

Report #91-15
Area Name: Hyde Park
State: MA

P1/2/3/15/17/17A. Persons, Households And Families				P14. Sex by Marital Status				(Universe: Persons 15 Years and Over)			
				Total				Female			
				PCT				PCT			
				Total				Total			
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Report #91-16
Area Name: Hyde Park
State: MA

Profile 4 - Household Characteristics
1990 Census of Population and Housing, Summary Tape File 1
Area Type: Planning District

P24/25. Households By Household Size/Type by Age of Members (Universe:Households)									
Households		Total		1 Person		2 or More Persons			
(Universe: Households)		Total		Pct		Family		NonFamily	
1 Person	2,987	4,239		37.7%		1,552		542	
Male Householder	1,144	7,006		62.3%		1,435		5,029	
Female Householder	1,843	3,357		29.9%		1,334		64	
2 or More Persons	8,258	7,888		70.1%		1,653		559	
Family Households	7,635								
Married Couple Family	5,273								
With related children	2,432								
No related children	2,841								
Other Family	2,362								
Male Householder, No Wife Pres.	470								
With related children	150								
No related children	320								
Female Householder, No Husband Present	1,892								
With related children	983								
No related children	909								
Non-Family Households	623								
Male Householder	353								
Female Householder	270								
Total Households		11,245		100.0%		7,635		100.0%	

P27. Household Type and Household Size (Universe: Households)									
All Households		Total		Family		NonFamily			
(Universe: Households)		Total		Pct		Total		Pct	
1 Person	2,987	26.6%		N/A		2,987		82.7%	
2 Persons	3,309	29.4%		2,813		496		13.7%	
3 Persons	1,970	17.5%		1,881		89		2.5%	
4 Persons	1,581	14.1%		1,558		23		0.6%	
5 Persons	855	7.6%		846		9		0.2%	
6 Persons	321	2.9%		318		3		0.1%	
7 or more Persons	222	2.0%		219		3		0.1%	
Total Households		11,245		100.0%		7,635		100.0%	

P19/20. Race/Hispanic Origin of Householder by Household Type									
White		Black		Amer. Ind./Esk.		Asian or Pac. Isl.		Other Race	
(Universe:Households)		(Universe:Households)		(Universe:Households)		(Universe:Households)		(Universe:Households)	
Family Households	7,635	1,669		15		75		119	
Married Couple Fam	5,273	970		58.1%		55		73	
With Rela. Child	2,432	662		39.7%		40		61	
No Related Child	2,841	308		18.5%		15		42	
Other Family	2,362	699		41.9%		20		16	
Male Householder	470	118		7.1%		5		9	
With Wife Present	150	67		4.0%		2		6	
No related Child	320	51		3.1%		1		3	
Female Householder	1,892	581		34.8%		15		37	
No Husband Present	909	430		25.8%		13		33	
With Rela. Child	2,432	151		9.0%		2		4	
No Related Child	2,841	384		100.0%		21		22	
NonFamily Households	3,610	297		77.3%		10		12	
H.H. Living Alone	2,987	87		22.7%		1		10	
H.H. Not Liv. Alone	623	518		16.3%		9		45	
Total Households		11,245		100.0%		7,635		100.0%	

P18. Age of Household Members By Household Type									
Total		Pct		Under 18		18 and Over		P26. Household Type (Universe: Households)	
(Universe: Households)		(Universe: Households)		(Universe: Households)		(Universe: Households)		(Universe: Households)	
Family Households	7,635	100.0%		3,576		4,059		11,245	
Married-Couple Family	5,273	69.1%		2,438		2,835		1,060	
Other Family	2,362	30.9%		1,138		1,224		10,185	
Male Householder, No Wife Present	470	6.2%		153		317		11,245	
Female Householder, No Husband Present	1,892	24.8%		985		907		1,060	
NonFamily Households	3,610	100.0%		22		3,588		10,185	
Male Householder	1,497	41.5%		14		1,483		10,185	
Female Householder	2,113	58.5%		8		2,105		10,185	

Report #91-17
Area Name: Hyde Park
State: MA

Profile 5 - Housing Unit Characteristics and Tenure
1990 Census of Population and Housing, Summary Tape File 1
Area Type: Planning District

H4. Urban and Rural (Universe: Housing Units)			H8/9. Tenure by Race of Householder (Universe: Occupied Housing Units)			H10/11. Hispanic Origin of Householder by Race of Householder and Tenure (Universe: Occupied Housing Units)			H12. Tenure by Age of Householder (Universe: Occupied Housing Units)		
All Housing Units			All Races			All Races			Total		
Units	Owner Occupied	Renter Occupied	Units	Owner Occupied	Renter Occupied	Units	Owner Occupied	Renter Occupied	Units	Owner Occupied	Renter Occupied
11,777	6,426	4,819	11,245	5,118	3,811	10,863	4,488	3,811	11,245	5,118	3,811
0	0	0	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
Urban			White			White			15 to 24 Years		
0	0	0	8,929	5,118	3,811	8,758	4,488	3,811	403	53	350
Inside Urbanized Areas			2,053	1,181	872	1,979	73	872	2,351	887	1,464
0	0	0	18.3%	18.4%	18.1%	18.2%	37	22.3%	20.9%	1,413	70.3%
Outside Urbanized Areas			Black			Black			25 to 34 Years		
0	0	0	26	11	15	25	0	0	2,321	1,413	908
Rural			0.2%	0.2%	0.3%	0.2%	0.0%	0.0%	1,556	1,049	507
11,777	6,426	4,819	0.2%	0.2%	0.3%	0.2%	0.0%	0.0%	13.8%	16.3%	10.5%
Not Defined for This File			American Indian			American Indian			45 to 54 Years		
			Asian or Aleut			Asian or Aleut			1,603		
			Islander			Islander			15.9%		
			Other Race			Other Race			1,791		
									10.8%		
									75 Years & over		
									1,220		
									10.8%		

Profile 6 - Housing Unit Characteristics - Persons, Rooms and Tenure
1990 Census of Population and Housing, Summary Tape File 1
Area Type: Planning District

Report #91-18
Area Name: Hyde Park
State: MA

State:NA									
H17/18. Tenure by Persons In Unit (Universe: Occupied Housing Units)					H13. Rooms (Universe: Housing Units)				
		Occupied Units Pct	Owner Occupied Units Pct	Renter Occupied Units Pct	Housing Units				
Total		11,245 100.0%	6,426 100.0%	4,819 100.0%	1 Room	137	Pct	1.2%	
1 Person	2,987 26.6%	1,149 17.9%	1,838 38.1%		2 Rooms	468		4.0%	
2 Persons	3,309 29.4%	1,916 29.8%	1,393 28.9%		3 Rooms	1,136		9.6%	
3 Persons	1,970 17.5%	1,270 19.8%	700 14.5%		4 Rooms	2,031		17.2%	
4 Persons	1,581 14.1%	1,058 16.5%	523 10.9%		5 Rooms	2,635		22.4%	
5 Persons	855 7.6%	613 9.5%	242 5.0%		6 Rooms	2,828		24.0%	
6 Persons	321 2.9%	241 3.8%	80 1.7%		7 Rooms	1,315		11.2%	
7 or more Persons	222 2.0%	179 2.8%	43 0.9%		8 Rooms	624		5.3%	
					9 or more Rooms	603		5.1%	
					Total	11,777		100.0%	
H17A/18A/19/20. Persons in Occupied Housing Units					H6/7. Boarded-Up Status and Usual Home (Universe: Vacant Housing Units)				
		Occupied Units Pct	Owner Occupied Units Pct	Renter Occupied Units Pct	Vacant Units				
Persons	29,695	18,874	10,821		Boarded-Up	8	Pct	1.5%	
Persons per Unit	80.16	87.64	71.77		Not Boarded-Up	524		98.5%	
Percentage of Persons	100.0%	63.6%	36.4%		Vacant, Usual Home, Elsewhere	21		3.9%	
					All Other Vacant	511		96.1%	
H21/22. Tenure by Persons Per Room (Universe: Occupied Housing Units)					H40. Vacancy Status by Duration of Vacancy (Universe: Vacant Housing Units)				
		Occupied Units Pct	Owner Occupied Units Pct	Renter Occupied Units Pct	Vacant For Sale Only				
Persons Per Room	7,214 64.2%	4,239 66.0%	2,975 61.7%		110	100.0%	Pct	100.0%	
0.50 or Less	3,666 32.6%	2,042 31.8%	1,625 33.7%		All Other Vacants	167		100.0%	
0.51 to 1.00	270 2.4%	112 1.7%	158 3.3%						
1.01 to 1.50	78 0.7%	30 0.5%	48 1.0%						
1.51 to 2.00	17 0.2%	4 0.1%	13 0.3%						
2.01 or More									
Total	11,245 100.0%	6,426 100.0%	4,819 100.0%						
H39. Age of Householder by Meals Included in Rent (Universe: Specified Renter Occupied Housing Units)					H40. Vacancy Status by Duration of Vacancy (Universe: Vacant Housing Units)				
		All Ages	Pct	Vacant For Sale Only					
Less Than 2 Months	94 17.7%	55 21.6%		12	10.9%	27	16.2%		
2 to 6 Months	190 35.7%	114 44.7%		23	20.9%	53	31.7%		
6 or More Months	248 46.6%	86 33.7%		75	68.2%	87	52.1%		
H39. Age of Householder by Meals Included in Rent (Universe: Specified Renter Occupied Housing Units)					H40. Vacancy Status by Duration of Vacancy (Universe: Vacant Housing Units)				
		All Ages	Pct	Vacant For Sale Only					
Total	4,793 100.0%	3,686 100.0%		110	100.0%	167	100.0%		
With Cash Rent	4,645 96.9%	3,584 97.2%							
Meals Included in Rent	20 0.4%	20 0.5%							
No Meals Included in Rent	4,625 96.5%	3,564 96.7%							
No Cash Rent	148 3.1%	102 2.8%							

Report #91-19
Area Name: Hyde Park
State: MA

Profile 7 - Financial Characteristics of Housing Units
1990 Census of Population and Housing, Summary Tape File 1
Area Type: Planning District

H23. Value (Universe: Specified Owner Occupied Housing Units)			H24/25/26/27/28. Units and Value by Race and Hispanic Origin of Householder (Universe: Specified Owner-Occupied Housing Units)		
Specified Owner Occupied	Units	Pct	Units	Aggregate Value	Average Value
Less than \$15,000	4,471	100.0%	4,471	\$ 680,920,935	\$ 147,824
\$15,000 to \$19,999	7	0.2%			
\$20,000 to \$24,999	4	0.1%	White		
\$25,000 to \$29,999	7	0.2%	Black		
\$30,000 to \$34,999	7	0.0%	American Indian, Eskimo		
\$35,000 to \$39,999	5	0.1%	or Aleut		
\$40,000 to \$44,999	5	0.1%	Asian or Pacific Islander		
\$45,000 to \$49,999	7	0.2%	Other Race		
\$50,000 to \$54,999	23	0.5%	Not of Hispanic Origin		
\$55,000 to \$59,999	69	1.5%	Hispanic Origin		
\$60,000 to \$64,999	261	5.8%			
\$65,000 to \$69,999	595	13.3%			
\$70,000 to \$74,999	1,360	30.4%			
\$75,000 to \$79,999	1,391	31.1%			
\$80,000 to \$84,999	1,472	10.6%			
\$85,000 to \$89,999	198	4.4%			
\$90,000 to \$94,999	38	0.8%			
\$95,000 to \$99,999	12	0.3%			
\$100,000 to \$149,999	3	0.1%			
\$150,000 to \$199,999	2	0.0%			
\$200,000 to \$249,999					
\$250,000 to \$299,999					
\$300,000 to \$399,999					
\$400,000 to \$499,999					
\$500,000 or more					

H23A/23B/23C. Value (Universe: Specified Owner-Occupied Housing Units)			H23A/23B/23C. Value (Universe: Specified Owner-Occupied Housing Units)		
Lower Value Quartile	Median Value	Upper Value Quartile	Lower Value Quartile	Median Value	Upper Value Quartile

H32. Contract Rent (Universe: Specified Renter Occupied Housing Units)			H33/34/35/36/37. Units and Contract Rent by Race and Hispanic Origin of Householder (Universe: Specified Renter-Occupied Housing Units Paying Cash Rent)		
Specified Renter Occupied	Units	Pct	Units	Aggregate Contract Rent	Average Contract Rent
With Cash rent	4,793	100.0%	4,645	\$ 2,339,313	\$ 504
Less than \$100	4,645	96.9%			
\$100 to \$149	298	6.2%	White		
\$150 to \$199	197	4.1%	Black		
\$200 to \$249	219	4.6%	American Indian, Eskimo		
\$250 to \$299	168	3.5%	or Aleut		
\$300 to \$349	285	5.1%	Asian or Pacific Islander		
\$350 to \$399	197	4.1%	Other Race		
\$400 to \$449	320	6.7%	Not of Hispanic Origin		
\$450 to \$499	276	5.8%	Hispanic Origin		
\$500 to \$549	532	11.1%			
\$550 to \$599	377	7.9%			
\$600 to \$649	509	10.6%			
\$650 to \$699	397	8.3%			
\$700 to \$749	376	7.8%			
\$750 to \$999	381	7.9%			
\$1,000 or more	57	1.2%			
No Cash Rent	148	3.1%			

H32A/32B/32C. Contract Rent (Universe: Specified Renter-Occupied Housing Units Paying Cash Rent)			H32A/32B/32C. Contract Rent (Universe: Specified Renter-Occupied Housing Units Paying Cash Rent)		
Lower Contract Rent Quartile	Median Contract Rent	Upper Contract Rent Quartile	Lower Contract Rent Quartile	Median Contract Rent	Upper Contract Rent Quartile

Report #91-20
Area Name: Hyde Park
State: MA

Profile 8 - Housing Unit Structural Characteristics
1990 Census of Population and Housing, Summary Tape File 1
Area Type: Planning District

H29/43. Units and Value by Units in Structure (Universe: Owner-Occupied Housing Units)				H30. Vacancy Status (Universe: Specified Vacant For Sale Only)				H31. Price Asked (Universe: Specified Vacant-for-Sale Housing Units)				H38. Rent Asked (Universe: Specified Vacant-for-Rent Housing Units)			
Total				All Other Vacants				Average Price Asked				Average Rent Asked			
Units				Average Value				Average Price Asked				Average Rent Asked			
Units				Value				Value				Value			
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